THE LURE OF THE COUNTRY

A VARIED COUNTRY ON THE PENNSYLVANIA LINE.

Jersey City and the town of New Brunswick on the line of the Pennsylvania Railroad has a variety of scenery to offer.

That, in the region of the Newark meadows is cheerless to the man who can see no beauties in the sombre stretch of low, ground intersected by waterways, dotted here and there with factories and criss- pressed by it. crossed in every direction by railways and turnpikes. The practised eye of the realty expert would see the possibilities that lie enshrouded in the future of the territory and his fancy would be busy painting a picture of what those wastes will be like twenty years hence.

offer, but that day has passed, and the territory in the vicinity of the Hackensack River, especially the waterfront, is now strongly held and is in great demand. embedying every modern improvement some of the largest business interests of may be had at from \$30 to \$100 a month. some of the largest business interests of Manhattan and Newark having acquired sites for their industries where facilities for shipment by water or rail are almost unequalled. Prices for the best sections run up to \$600 a front foot, and Joseph P. Day has made many sales the last twelve months at figures approximating

There is scarcely a more inviting vista at Harrison, which is really the factory suburb of Newark. Great stacks belch clouds of smoke from factories all along the waterfront and a hundred business enterprises, each apparently businer than the other, occupy space which was once a mudhole as foul smelling as it was isolated. Now all is changed and the spirit of commerce is preeminent. In some of the furnaces adjacent to the railway the fires have not been drawn for a year and everywhere the impression There is scarcely a more inviting vista

change in the spirit of the residents, an occasional new house being seen in regions where development has been slow. Weston Park, in the immediate vicinity of the railroad, is a big improvement over the condition which prevailed in that locality for so many years, many of the men who earn good wages in the factories and mills having invested their factories of flizzbeth take a peculiar region of the region of their fire and factories and mills having invested their savings in properties which are changing the physical appearance of the district adjacent to Wave ly very much. Land values are fairly high, as indeed they are wherever the Pennsylvania railway traverses, this fact reflecting the con-

at the same time. That sounds para-doxical, but it's true." While Elizabeth is a big manufacturing centre and houses within its limits those who work in these great hives of industry, it has another side to it. It has some of the handsomest homes in the State in its northern and western sections factory location presents. The people seem to take pride in the manner in which the poorer quarters of the town are cared for and no visitor can escape being im-

pressed by it.

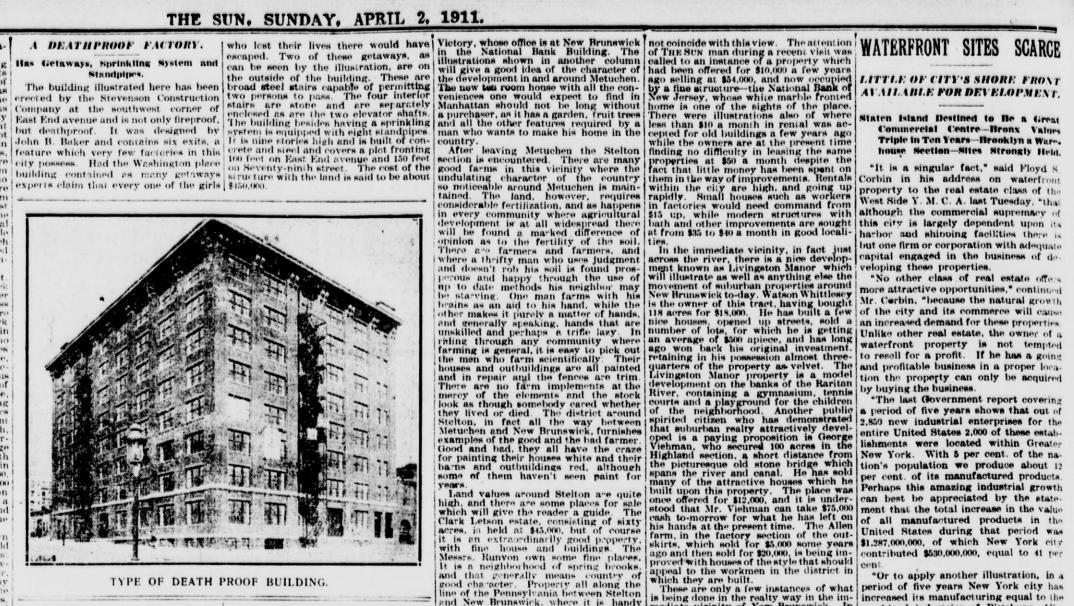
Elizabeth possesses a duat aspect, inasmuch as she is well within the quick commuting zone and has within her gites very many who go to business in New York every day. There are very many well known New York business men who have fine homes in the fashionable districts, while those who have the larger to have a own residences. There was a time when this marsh, or so-called meadow land, could have been bought at any figure the investor cared to structures or rent desirable houses, of which there are always a few available, the building of home properties keeping pace with the demand. Good houses the latter among the fashionable thoroughfares for large structures. Acreage in the immediate vicinity of the North End is held at \$3,000 or more, while within a mile desirable property is held at \$2,000. A trifle further away values drop to \$1,000 and more remote from transportation the figure falls to \$500 an erro. It's all a matter of accessibility, desirability and the developer's eagerness to acquire the

railway the fires have not been drawn for a year and everywhere the impression of tremendous activity is apparent.

Between Newark and Elizabeth on the left there is a continuation of the marshy expanse so noticeable nearer Manhattan; but unlike the vicinity of New York, there is no chance of its utilization for commercial purposes until Newark has outgrown its present available accommodations at Harrison, and those who own those thousands of acres must await the development which comes with the passage of time comforted by the thought perhaps that once those who held the wastes on the Hackensack now so valuable were confronted by a no more satisfactory condition. On the right in the direction of the higher ground there is evident a change in the spirit of the residents, an occasional new house being seen in Every street was as clean as broom applicable to the passage of the transition of the higher ground there is evident a change in the spirit of the residents, an occasional new house being seen in Every street was as clean as broom applicable to the impression of the higher ground there is evident a change in the spirit of the residents, an occasional new house being seen in factorial processions. They are all beautiful, but perhaps the it. They are all beautiful, but perhaps those owned by Congressman Fowler and Mr. Davis would appeal to the visitor those owned by Congressman Fowler and Mr. Davis would appeal to the visitor those owned by Congressman Fowler and Mr. Davis would appeal to the visitor those owned by Congressman Fowler and Mr. Davis would appeal to the visitor those owned by Congressman Fowler and Mr. Davis would appeal to the value by Congressman Fowler and Mr. Davis would appeal to the visitor those owned by Congressman Fowler and Mr. Davis much admired fire those owned by Congressman Fowler and Mr. Davis much admired fire those owned by Congressman Fowler and Mr. Davis much admired fire those owned by Congressman Fowler and Mr. Davis much admired fire those owned by Congressman Fowler and Mr

The citizens of Elizabeth take a peculiar pride in the excellence of their fire and police departments and they are agitating at present for an autoropolic engine compress to new or too good for us, is to way one of the leading men of the town out is on Thursday has during the order. Section of the format of the control put it on Thursday last during the visit of TRE SUN man. The main business ditions governing the reality market at the present time that acreage all along the lines of good transportation is closely held, and that too with prices very much higher than they were a short time ago.

All of this gives emphasis to the oft expressed contention that the American



TYPE OF DEATH PROOF BUILDING.

the town and its immediate vicinity. They are all high class, closely restricted home communities and each is a distinct success. They are named Routledge. Fairfax, Oaklawn and Roanoke and much money has been spent on them. Write to the firm and an illustrated booklet will come by return mail furnishing convincing evidence that Elizabeth is a section where people of discrimination and taste make their homes. Many persons in New York have bought plots and built homes at Routledge, which is reached by trolley in a few mnutes from the centre of the town.

The country between Elizabeth is a section the country between Elizabeth and the community who knew how to couch in New York have bought plots and built homes at Routledge, which is reached by trolley in a few mnutes from the centre of the town.

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The country between Elizabeth and Rahway shows improvement since last season and may be expected to come right along in common with that all along the line of the Pennsylvania, particularly since it has been announced that the division as far as Rahway is to be electrified. This is a section that has not had as yet much attention paid to it. The Linden racetrack is now occupied by factories, and those who used to visit the course in the palmy days of the sport of kings would have great difficulty locating the former racetrack, so great a change has

would have great difficulty locating the former racetrack, so great a change has commercialism wrought.

Rahway, which is eighteen miles from New York, has a population of 11,000, was first settled in 1665 and incorporated as a city in 1858, it is the station on the main line of the Pennsylvania Railroad destined to be the changing point where the motive power will be shifted—electricity being employed between New York and there in the near future. The tracks are to be elevated, grade crossings done away with and some of the curves removed. It is a minufacturing constituency, containing a large number of factories, among them several carriage and automobile body concerns, while there are two corporations making flying machines, unique evidence that Rahway is an up to the minute community. The New Jersey Steel Company, employing a large number of hands, is one of the town's institutions and the second of the course of the course of the corporations making flying machines, unique evidence that Rahway is an up to the minute community. The New Jersey Steel Company, employing a large number of hands, is one of the town's institutions and the community of the spirit of modernity in the borough, which is connected with New Bruns, wick and Philadelphia. It is essentially a home community and is known among the neighboring towns as the "brainy borough," having a number of literary folk who make their homes either in the town of the vicinity. Among these are Mrs. Mary Wilkins Freeman, who is known among the neighboring towns as the "brainy borough," having a number of literary folk who make their homes either in the town of the vicinity. Among these are Mrs. Mary Wilkins Freeman, who is known among the neighboring towns as the "brainy borough," having a number of literary folk who make their homes either in the town of the vicinity. Among these are Mrs. Mary Wilkins Freeman, who is known among the neighboring towns as the "brainy borough," having a number of literary folk who make their homes either in the town of the vi

The country between Elizabeth and If an unblemished reputation, a heart famed

It is a neighborhood of spring brooks, and that generally means country of good character. Property all along the line of the Pennsylvania between Stelton and New Brunswick, where it is handy for development purposes, is held strongly, and in the opinion of agents will not be any lower. It has had a 50 per cent rise in two years, and those

The city of New Brunswick, which has a population estimated at 28,000, is beautifully situated on the banks of the Raritan River and the old Delaware and Raritan Canal. It is chiefly remarkable as being the home of Rutgers College, an educational institution of great antiquity, while Princeton University is only a few miles away on a branch line of the Pennsylvania Railroad. It is the county seat of Middlesex county and is the commercial centre of a population of 100,000 persons reached by trolley within a radius of twelve miles. The city has four miles of waterfront, with an average depth of water of 9½ feet, and 13 feet at high tide. It ranks eighth in population in the cities of the State and was reported by a commission appointed by the United States Government to select sites for Government hospitals as being the fifth healthest city in the Union. The Pennsylvania Railroad with its main line, four track system, runs directly through the city making connections with the trunk lines to the north, east, south and west for the transportation of passengers and freight, while the Raritan River Railroad with its short line running to lower New York Ray and connecting with the New Jersey Central forms the quickest and best route to all shore period of the Surrounding country the firm of Harkins & Victory can be recommended. short line running to lower New York Pay and connecting with the New Jersey Central forms the quickest and best route to all shore points, affording exceptional privileges to manufacturers who in the portion of the city it traverses. There are two lines of freight steamers daily to and from New York, while the Trenton Transportation Company, operating the Delaware & Raritan Canal, affords

line of the Pennsylvania between Stelton and New Brunswick, where it is handy for development purposes, is held strongly, and in the opinion of agents will not be any lower. It has had a 50 per cent, rise in two years, and those who invested there made a lot of money. The trolley ride from Metuchen to New Brunswick is interesting and affords a good view of the back country not visible from the steam railroad.

The city of New Brunswick, which has a population estimated at 28,000, is beautifully situated on the banks of the Raritan River and the old Delaware and Raritan River and the old Delaware and Raritan Canal. It is chiefly remarkable as being done in the realty way in the immediate vicinity of New Brunswick. In the country along the line of transportation farms are stiffly held at prices ranging from \$1,000 an acre right on the outskirts of \$200 for properties about two miles away from the railroad. In order to secure anything at the old price of \$100 an acre which used to prevail in the immediate vicinity of transportation farms are stiffly held at prices ranging from \$1,000 an acre right on the outskirts of \$200 for properties about two miles are way from the railroad. In order to secure anything at the old price of \$100 an acre right on the outskirts of \$200 for properties about two miles are way from the railroad. In order to secure anything at the old price of \$100 an acre right on the outskirts of \$200 for properties about two miles are way from the railroad. In order to secure anything at the old price of \$100 an acre right on the outskirts of \$200 for properties about two miles are way from the railroad. In order to secure anything at the old price of \$100 an acre right on the outskirts of \$200 for properties about two miles are way from the railroad. In order to secure anything at the old price of \$100 an acre right on the country along the line of transportation farms are stiffly held at prices ranging from \$1,000 an acre right on the outskirts of \$200 for properties about two miles are stiffly h

or the surrounding country the firm of Harkins & Victory can be recommended. They have at present for sale a country residence with sixteen rooms, four acres residence with sixteen rooms, four acres of ground, only fifteen minutes from the Pennsylvania depot, in addition to farms, city lots, factory sites and whatfage along the Raritan Canal. In short, there is nothing in the way of realty in their locality which they are not competent to supply.

"Or to apply another illustration, in period of five years New York city has increased its manufacturing equal to the combined industries of Pittsburg, Alie gheny and Cleveland in 1905. Trade con ditions being, normal, it has been es i-mated that New York will add an average of \$100,000,000 a year to its industrie within the next ten years.

"It is a popular misapprehension that the amount of commercial water frontage in New York is practically unlimited. The reverse is the case. While the shore front of Greater New York is very large. much of it is unavailable for commercia development.

"Manhattan Island is practically all built up on its shore front, and the few parcels obtainable are too valuable for ordinary industrial enterprises. In time it will all be used for transportation purposes. Even now there is little open wharfage. The Hudson River side is now practically all occupied by the great transatlantic liners, railroads and ferry slips. Piers along this shore are leased for long periods, with renewal privileges, and are very difficult to obtain. This is the most valuable frontage in New York harbor. The East River shore of Manhattan is occupied by some of the Sound steamers, public docks, ferry slips and a number of private enterprises, while the Brooklyn shore of the East River from Thirty-ninth street to a point about opposite Seventy-ninth street, Manhattan, is almost solidly built up with great ware-houses and industrial plants. To the north of Astoria there has been little development, and this shore probably will be used only for local purposes unless there should be some railroad extension into the territory.

"In the Borough of The Bronx practically all of the waterfront having direct rail connection has been taken up. These it will all be used for transportation pur-

rail of the waterfront having direct rail connection has been taken up. These properties have enhanced enormously in value within the last few years on account of the rapid growth of this borough. In some instances properties have doubled and tripled in value within the last ten